



**SHREWSBURY CONSERVATION COMMISSION
SHREWSBURY, MASSACHUSETTS**

MINUTES

Regular Meeting: May 10, 2005 - 7:00 P.M.

Location: Selectmen's Hearing Room - Municipal Office Building

Present: John J. Ostrosky, Chairman
Robert P. Jacques, Vice-Chairman
Dorbert A. Thomas, Clerk
Patricia M. Banks
Kenneth F. Polito

Also Present: John D. Perreault, Town Engineer

Absent: Brad Stone, Agent

Mr. Ostrosky opened the meeting at 7:00 P.M.

1. Review and Approve Minutes

The Conservation Commission approved the following Minutes as submitted:

December 21, 2004 (unanimously voted)

February 22, 2005 (unanimously voted with Mr. Jacques and Mr. Polito abstaining as they were not in attendance at this meeting.)

March 15, 2005 (unanimously voted)

2. Signed bills.

3. Meetings and Hearings – 7:05 P.M.

285-1331 Continued – Public Hearing regarding the Notice of Intent filed by Brendon Properties Five Realty Trust for the construction of a Farmview Estates, a residential subdivision at Green Street and 558-560 South Street

Attending the hearing were Andrew Liston – the engineer from Thompson and Liston, and Kevin and Brendon Giblin, and Charles McGregor – the developers from Brendon Homes.

Mr. Liston reviewed the following issues of the Commission, and said they met with Engineering to go over all these:

- 1) detention basin location – Mr. Liston said there will now be future access to the detention basin and commented that slopes have been reduced. He said changes are on the revised plan.
- 2) construction sequence – Mr. Liston submitted and reviewed the construction sequence. He stated that Mr. Giblin agreed to do the roadwork first before any earth work is done.

- 3) off-site drainage work – Mr. Liston said there are flooding problems at South and Brook Streets. He commented that this is not the responsibility of the developer, but said Mr. Giblin is willing to help out. Mr. Liston explained the plan as outlined in a letter dated

Mr. Perreault reviewed the meeting they had from the Conservation Commission's and Planning Board's standpoints and reviewed some of the discussions.

Mr. Ostrosky officially closed the hearing.

285-1311 Continued – Public Hearing regarding the Notice of Intent filed by AvalonBay Communities, Inc. for the construction of a 264-unit rental apartment community with associated grading, drainage, parking, access road and other appurtenances at 870-890 Hartford Turnpike

Attending the hearing was Michael Roberts – from Avalon. He said they have made a couple of changes, and he submitted a plan showing fence changes and culvert revisions. He said they are eliminating the fence from the South and moving it northerly along the site. He said they have designed a six-foot high fence with a one foot opening at the bottom of the fence for smaller animals to pass through.

Mrs. Banks expressed concern if there is a continuous fence, if a deer can get through. Mr. Roberts said it is continuous fence.

Mr. Roberts also said there is a privacy fence proposed at parking lots.

Mr. Ostrosky officially closed the hearing.

285-1333 Continued – Public Hearing regarding the Notice of Intent filed by AvalonBay Communities, Inc. has filed a Notice of Intent for alterations to an existing detention basin at 17-21 Waterville Lane

Attending the hearing was Michael Roberts – from Avalon, and James Tetreault – the engineer from Thompson and Liston, Associates, Inc.

Mr. Tetreault said the proposal is to reshape the detention basin. He said the purpose of reducing the basin was to do landscaping and give abutters more yard. He said they have addressed the issues of the Town.

Mr. Perreault commented that pipes go under the landscape berm and said grooming may need to be done for some of the plantings.

Mr. Jacques commented that some kind of condition should be written that homeowner should be aware of landscape maintenance and if they don't, the Town has the right to go in and maintain.

Mr. Tetreault noted that there will be land given to Town from Southwoods which will create an access.

Mr. Ostrosky officially closed the hearing.

285-1335 Continued – Public Hearing regarding the Notice of Intent filed by Elizabeth Cruz for the construction of a swimming pool at 15 Adams Road

Attending the hearing was Elizabeth Cruz the homeowner, and Dan Hazen – from Land Planning.

Mr. Hazen said the following adjustments were made to the plan:

- 1) moved the haybales;
- 2) moved chain link fence;
- 3) noted there will be no fill;
- 4) will place house on concrete block, so foundation will be exposed.

Ms. Cruz said she wants to use a decorative fence in the area not in the wetland.

Mr. Ostrosky officially closed the hearing.

RDA Public Meeting regarding the Request for Determination of Applicability filed by Roy Melnick for the construction of a dock at 154 South Quinsigamond Avenue

Mr. Ostrosky said this application was withdrawn after applicant's discussions with Chief Wayne Sampson (Lake Quinsigamond Commission).

RDA Public Meeting regarding the Request for Determination of Applicability filed by Donna Aldridge for the construction of an above ground swimming pool at 12 Myriah Road

The Commission voted to issue a negative determination with conditions.

285-** Public Hearing regarding the Notice of Intent filed by Scott Norton for the construction of a dock at 76 Lakeside Drive**

Attending the hearing was Scott Norton, the homeowner.

Mr. Polito commented that this should be issued subject to Lake Quinsigamond Commission approving, and said the Commission should not be approving the dock, that this would be an issue for the Lake Quinsigamond Commission.

The Commission noted that the abutters were not notified, and said the hearing should be continued to June 21, 2005. Then there was discussion that if there was no filling and he was not disturbing the shoreline, Mr. Norton may not have to come back to Commission after the Lake Quinsigamond Commission hearing.

Mr. Ostrosky officially closed the hearing.

285-** Public Hearing regarding the Notice of Intent filed by Kamco Supply Corp. for the construction of an addition to a commercial building and septic system repair at 476 Hartford Turnpike**

Attending the hearing was Dan Caillo – from Kamco Supply, and Mark Houle – the engineer from Connorstone Engineering.

Mr. Houle said this will be an 8700 sq. foot building used for storage and distribution of drywall and other construction material.

Mr. Houle said the site is surrounded by wetland. He reviewed the Stormwater Management plan. He commented that haybales will be in place around the limit of work. He said the closest point of building in the back is 38 feet.

Mr. Jacques expressed concern about the back of the building and being able to go behind it for emergencies, etc., and noted there is a slope right there. Mr. Perreault clarified that this structure is more of a shed, and the front is open.

Mr. Perreault commented that he wants to get recharge calculations.

Mr. Ostrosky officially closed the hearing.

285-** Public Hearing regarding the Notice of Intent filed by Gary Sweet for the construction of a single family home and driveway at 232-234 Gulf Street**

Mr. Ostrosky continued the hearing to June 21, 2005.

4. New Business

a. Discussed/Signed Draft Orders of Conditions and Requests for Determination of Applicability

285-1311 870-890 Hartford Turnpike – conditionally approved

285-1331 Farmview Estates – conditionally approved

285-1333 17-21 Waterville Lane – conditionally approved

285-1335 15 Adams Road – conditionally approved

RDA 154 South Quinsigamond Avenue – withdrawn

RDA 12 Myriah Road – negative determination

285-** 76 Lakeside Drive – denied on basis of lack of appropriate notification to abutters. Commission said if he is not filling or disturbing shoreline, he may not have to come back after the Lake Quinsigamond Commission meeting.**

285-** 476 Hartford Turnpike – conditionally approved**

285-** 232-234 Gulf Street – continued**

5. Old Business

a. Discussed/Signed Certificates of Compliance

285-1150 286 South Quinsigamond Avenue
285-1100 11 Waterville Lane (Partial, Lot 19)

b. Discussed/Signed Extension Permits

285-1159 12 Berkshire Road

6. Correspondence

7. Miscellaneous

- a.** Mr. Polito commented that there seems to be some increase erosion out at Boston Hill and asked the status. Mr. Perreault said they will take a look at.
- b.** Mr. Ostrosky signed a letter on behalf of the Commission, addressed to Bob Terkanian regarding landscape work at St. Pierre Pond, in the Hills Farm Subdivision.

The meeting adjourned at 8:30 P.M.

Respectfully Submitted,

Annette W. Rebovich